

**REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS
OF SAN BERNARDINO COUNTY
AND RECORD OF ACTION**

March 25, 2025

FROM

**DON DAY, Director, Project and Facilities Management Department
TRACY REECE, Chief Probation Officer, Probation Department**

SUBJECT

Progressive Design-Build Method and Budget Increase for the Probation Field Operations Building Project

RECOMMENDATION(S)

1. Authorize the Director of the Project and Facilities Management Department to utilize the Progressive Design-Build method pursuant to Public Contract Code Section 22185 et. seq. for the delivery of the Probation Field Operations Building Project.
2. Approve a budget increase in the amount of \$48,000,000 to Capital Improvement Program Project No. 25-033, increasing the total project budget from \$10,000,000 to \$58,000,000, for the Probation Field Operations Building Project located in San Bernardino.
3. Authorize the Auditor-Controller/Treasure/Tax Collector to post the necessary budget adjustments for Capital Improvement Program Project No. 25-033 to the 2024-25 budget, as detailed in the Financial Impact section (Four votes required).

(Presenter: Don Day, Director, 387-5000)

COUNTY AND CHIEF EXECUTIVE OFFICER GOALS & OBJECTIVES

**Improve County Government Operations.
Operate in a Fiscally-Responsible and Business-Like Manner.
Provide for the Safety, Health and Social Service Needs of County Residents.**

FINANCIAL IMPACT

Approval of this item will not result in the use of Discretionary General Funding (Net County Cost). The Probation Department will fund the Probation Field Operations Building Project (Project) budget increase of \$48.0 million with a combination of \$32.0 million in one-time use of reserves from Probation's 2011 Realignment Community Corrections (Assembly Bill (AB) 109) Reserve Funds and \$16.0 million in one-time use of reserves from Probation's Proposition 172 Reserve Funds. On June 11, 2024 (Item No. 110) the Board of Supervisors (Board) approved the allocation of \$10.0 million in one-time AB 109 Reserve Funds towards this Project to fund Phase I, as part of the 2024-25 Capital Improvement Program budget. The total estimated Project funding needed for the project is \$98.7 million. As the initial planning phase of the Project progresses, necessary budget adjustments will be presented to the Board for approval.

The corresponding necessary budget adjustments are as follows:

Fund Center	Commitment Item	Description	Action	Amount	WBSE

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1164811026	40458702	Realignment Reserve (Budget)	Increase	\$32,000,000	-
1164811026	40458711	Realignment 2011	Decrease	\$32,000,000	-
4810031000	40458711	Realignment 2011	Increase	\$32,000,000	-
1164811038	40008296	½% Sales Tax-Public Safety	Decrease	\$16,000,000	-
1164811038	56006000	Appropriations - Contingencies	Decrease	\$16,000,000	-
4810061000	40008296	½% Sales Tax-Public Safety	Increase	\$16,000,000	-
4810001000	55305030	Operating Transfers Out	Increase	\$48,000,000	-
7700003100	54304030	Structures & Improvement to Structures	Increase	\$48,000,000	10.10.1643
7700003100	40909975	Operating Transfers In	Increase	\$48,000,000	10.10.1643

BACKGROUND INFORMATION

The Probation Department Field Operations Division currently works out of multiple antiquated facilities, which do not provide adequate functionality to support department needs. This project will construct a new building to consolidate Probation Field Operations into a single facility, providing all necessary space needs, specialty and support areas, and associated site development.

The Project will consist of two phases, which are consistent with the Progressive Design-Build delivery method. Phase I consists of pre-design and design services, which are intended to fully identify Project needs and scope of work. At the conclusion of Phase I, the Project and Facilities Management Department (PFMD) will negotiate with the Design-Build Entity (DBE) to reach a guaranteed maximum price (GMP) for the Project, which will cover all construction costs. The project scope, such as the exact building size and quantity of amenity space inside the building, has not been fully developed and likely will not be fully known until the end of Phase I.

Once the GMP is identified and agreed with the DBE, PFMD will return to the Board for consideration of approving an amendment to the DBE contract for Phase II services to carry the Project through ultimate completion.

PROCUREMENT

PFMD will utilize the Progressive Design-Build method, starting with a public Request for Qualifications to identify qualified DBEs based primarily on their expertise and relevant experience. A selection committee will assess the submissions using predefined criteria to select the DBE pursuant to the procedures for qualifications-based selection pursuant to Government Code Section 22185 et seq. The selected DBE will enter into a Phase I contract, approved by the Board, to provide pre-design and design services which shall define the project scope and progress through design phase services to a completion level required to establish a GMP for the entire Project. Once the GMP is finalized, PFMD will request Board approval for a

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contract amendment to proceed to Phase II, which includes full project construction and final completion.

REVIEW BY OTHERS

This item has been reviewed by County Counsel (Daniel Pasek, Deputy County Counsel, 387-5455) on February 13, 2025; Probation (Thomas Kamara, Director, 387-9631) on February 14, 2025; Auditor-Controller/Treasurer/Tax Collector (Charlene Huang, Auditor-Controller Manager, 382-7022) on February 17, 2025; Purchasing (Dylan Newton, Buyer III, 387-2666) on February 18, 2025; Project and Facilities Management (Sarah Riley, Chief of Project Management, 387-3072) on February 20, 2025; Finance (Yael Verduzco, Principal Administrative Analyst, 387-5285, Iliana Rodriguez, Administrative Analyst, 387-4205, and Kathleen Gonzalez, Administrative Analyst, 387-5412) on February 25, 2025; and County Finance and Administration (Paloma Hernandez -Barker, Deputy Executive Officer, 387-5423) on February 27, 2025.

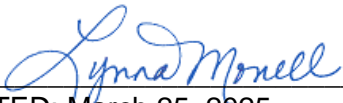
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Record of Action of the Board of Supervisors
San Bernardino County

APPROVED (CONSENT CALENDAR)

Moved: Joe Baca, Jr. Seconded: Curt Hagman
Ayes: Col. Paul Cook (Ret.), Jesse Armendarez, Dawn Rowe, Curt Hagman, Joe Baca, Jr.

Lynna Monell, CLERK OF THE BOARD

BY  _____
DATED: March 25, 2025



cc: File - Project and Facilities Management
CCM 03/31/2025